

ZONING

165 Attachment 1

Town of Cazenovia

**Table 1
Permitted and Conditional Uses by Zoning District**

Proposed Use:
P = Permitted
SP = Special Use Permit

| | Structure/Use | Rural A | Rural B | Lake Watershed and Riparian Corridor | Agriculture Overlay ¹ | New Woodstock Hamlet Overlay ² | New Woodstock Central Business Overlay | Commercial Overlay ³ | Industrial Overlay ⁴ | Wellhead Protection Overlay | Village Edge Overlay ⁵ | |
|--|---|---------|---------|--------------------------------------|----------------------------------|---|--|---------------------------------|---------------------------------|--|-----------------------------------|----|
| | | RA | RB | LW&RC | AO | NWHO | NWCBO | COMO | IO | WPO | VEO | |
| Residential | Apartment complex and senior housing | | SP | | | | P | | | See list of prohibited uses and activities at § 165-45 | SP | |
| | Bed-and-breakfast | SP | | SP | SP | P | P | P | | | SP | |
| | Boardinghouse/rooming house | | | | | SP | SP | | | | | |
| | Continuing-care and nursing home | | P | | | | | | P | | | SP |
| | Dwelling, single-family | P | | P | | P | P | P | | | | P |
| | Dwelling, two-family | P | | P | | P | P | P | | | | P |
| | Farm and farming | P | P | P | P | P | P | P | P | | | P |
| | Home occupation in a principal residential structure | P | P | P | P | P | P | P | P | | | P |
| | Residential accessory use | P | | P | | P | P | P | | | | P |
| | Stable, private | SP | | SP | | | | P | | | | SP |
| Institutional and Public Utilities | Cemetery/Crypt | SP | | SP | | | | P | | | SP | |
| | Educational facility | SP | P | SP | | | P | P | P | | SP | |
| | Emergency service facility | SP | P | SP | | | SP | P | P | | SP | |
| | Family day-care home | SP | | SP | | P | P | P | | | SP | |
| | Government facility | SP | P | SP | | | P | P | P | | SP | |
| | Library | | | | | P | P | | | | | |
| | Public utility | | P | | | | P | P | P | | | |
| | Religious use | SP | SP | SP | | | P | P | | | SP | |
| Commercial and Retail Services | Animal day care, kennel or shelter | SP | SP | SP | SP | | | SP | SP | | SP | |
| | Bank/Finance | | | | | | P | | | | | |
| | Business office | | P | | | | P | P | P | | SP | |
| | Cafe | | | | | | P | | | | | |
| | Day-care center | | P | | | SP | SP | P | P | | SP | |
| | Funeral home/mortuary | | P | | | SP | SP | P | P | | SP | |
| | Golf course/country club | SP | | SP | | | | P | | | SP | |
| | Horticulture, landscape, garden center, florist operation | | P | | | | SP | P | P | | | |
| Hospital, clinic, health care and medical office | | P | | | | SP | P | P | | | | |

CAZENOVIA CODE

| | Structure/Use | Rural A | Rural B | Lake Watershed and Riparian Corridor | Agriculture Overlay ¹ | New Woodstock Hamlet Overlay ² | New Woodstock Central Business Overlay | Commercial Overlay ³ | Industrial Overlay ⁴ | Wellhead Protection Overlay | Village Edge Overlay ⁵ |
|---|---|---------|---------|--------------------------------------|----------------------------------|---|--|---------------------------------|---------------------------------|-----------------------------|-----------------------------------|
| | | RA | RB | LW&RC | AO | NWHO | NWCBO | COMO | IO | WPO | VEO |
| | Hotel and motel | | SP | | | | SP | SP | SP | | SP |
| Commercial and Retail Services (cont'd) | Outdoor seating/assembly area | | SP | | | | | SP | SP | | |
| | Recreational and entertainment facilities (indoor/outdoor) | | SP | | | | | P | SP | | SP |
| | Restaurant | | | | | | P | SP | SP | | |
| | Retail store | | | | | | P | | | | SP |
| | Vehicle sales and service | | SP | | | | | | | | |
| | Vehicle repair and service | | | | | | | | | | |
| | Veterinary practice (animal hospital, animal clinic) | SP | P | SP | SP | | | P | P | | SP |
| | Adult use | | | | | | | | | SP | |
| | Assembly, fabrication or packaging of previously prepared materials | | SP | | | | | SP | P | SP | |
| | Construction services | | SP | | | | | SP | P | P | |
| | Light manufacturing | | SP | | | | | SP | | SP | |
| | Packaging of pharmaceutical and/or food products | | | | | | | | P | SP | |
| | Publishing | | P | | | | | P | P | P | |
| | Scientific and technical services | | P | | | | | SP | P | P | |
| | Self-storage | | SP | | | | | | P | SP | |
| Transportation | | | | | | | | P | SP | | |
| Warehousing | | SP | | | | | SP | P | SP | | |
| Wholesale trade | | | | | | | | | | | |
| Other Uses | Private club | | SP | | | | P | P | P | | |
| | Stable, public | | | | SP | | | P | | | |
| | Temporary outdoor sales | | SP | | | | | SP | SP | | |
| | Temporary use | SP | SP | SP | | | | | | | SP |

See list of prohibited uses and activities at § 165-45

NOTES:

* The Guide is a general overview of zoning district requirements. Specific language of the Zoning Code shall be the authoritative source.

Site plan approval may be required for any particular use. Please see Chapters 107 and 133.

¹ For Agricultural Overlay District permitted structures and uses, see § 165-24; and for permitted uses by special use permit, see § 165-25.

² For a complete list of New Woodstock Central Business Overlay District permitted structures and uses, see § 165-32; and for permitted uses by special use permit, see § 165-33.

³ For a complete list of Commercial Overlay District permitted structures and uses, see § 165-36; and for permitted uses by special use permit, see § 165-37.

⁴ For a complete list of Industrial Overlay District permitted structures and uses, see § 165-40; and for permitted uses by special use permit, see § 165-41.

⁵ For a complete list of Village Edge Overlay District permitted structures and uses, see § 165-50; and for permitted uses by special use permit, see § 165-51.